

Project Profile



Project

California State Capitol
Sacramento, California

Owner

State of California

Roofing Contractor

Kodiak Roofing & Waterproofing Company
Lincoln, California

Roofing Consultant

Wiss, Janney, Elstner Associates, Inc.
Auburn, California

General Contractor

Tricorp Construction
Sacramento, California

Roofing System

Adhered EnergySmart Roof® using
white 72 mil Sarnafil® G410
membrane

Project Size

100,000 square feet

Completed

January 2009

California State Capitol Votes for Sika Sarnafil Roof

With the California budget crisis looming over their heads, the last thing California lawmakers needed was an inefficient, money-wasting new roof on the California State Capitol building. Fortunately, the Sika Sarnafil roof recently installed on the historic Sacramento landmark is a proven, sustainable system that will not only offer energy savings, but will also provide an excellent return on investment over the life of the roof.

“We specified a Sika Sarnafil system because it met the needs of our client,” said Paul Kovach, senior associate at Wiss, Janney, Elstner Associates, Inc. of Auburn, California, the roofing consultants on the project. “The Sika Sarnafil roofing system has a proven history of more than 20 years – unlike many competitive single-ply roofing systems on the market, which have in-service histories of only half that time,” he explained. “We’ve also worked with Sarnafil® for many years and have had good success with it.”

In addition, the light-color of the Sika Sarnafil roof offers energy savings because

it reflects the sun’s rays, thereby decreasing heat flow through the building envelope and thus reducing air-conditioning costs. “We had to meet California’s Title 24 energy standards for flat roofs, and the Sika Sarnafil EnergySmart Roof® helps us meet those energy-efficiency goals,” Kovach stated.

Some Assembly Required

The new adhered Sika Sarnafil system on the Capitol roof was installed over metal and concrete decks, and included a self-adhered SarnaVap vapor barrier, extruded insulation, and gypsum roof board. All of this installation had to be done within a very tight 16-week work schedule – which was made even more difficult because work often had to stop when the legislature assembly was in session.

“Any noise created from construction activities telegraphing through the roof structure would be disruptive to the legislative session, so we had to implement very tight schedule controls,” said Dennis Phillips, project manager at Kodiak Roofing and Waterproofing Company of Lincoln, California. “There would be times when all construction activity would have to suddenly stop for several hours, and then resume

Sika®

Sarnafil®

just as suddenly when the meetings ended.” Although this slowed production, Kodiak was able to make the time up later and stay within the time deadlines.

Another challenge was accessing the building. As might be expected, security was a big concern. “The roofing crew had to be badged and go through security screening,” Phillips stated. In addition, Kodiak Roofing had to coordinate all activities with the on-site police detail from the California Highway Patrol, and with the Capitol security personnel.

Access to the building was also limited because of the Capitol’s location amidst 40 acres of manicured park. “We had to be careful not to disturb the plants, which consisted of species both native to California and also from around the world,” Phillips explained. “We also had to store material three miles away, which meant we had to work closely with the general contractor for loading and moving supplies.”

Steve Hunter, president of Tricorp Construction of Sacramento, the general contractor on the project, agreed that the site posed some difficulties. “Deliveries had to occur as needed and only after hours,” he said. “In addition, because of security issues, there were only certain parts of the building where we could place a crane.”

The Work is in the Details

Handling all the roofing details involved with the project was another challenge. “This building has a lot of interfaces and transitions, including various plane changes, built-in-gutters, and over 100 roofing details,” Kovach stated. Many of those details had to be modified as work went along. “The building is over 100 years old, so the construction documents were pretty vague,” he remarked. “We didn’t really know a lot about the transitions until we started work, and then we had to adjust things as we went.”

Phillips said that while much of the metal work incorporated into the roof system was



manufactured from Sarnaclad metal, in some cases special flashings had to be made. “For example, there was a large copper expansion joint that required each piece to be uniquely measured and fitted,” he explained.

Fortunately, Sika Sarnafil representatives were on hand to help. “They were very good to work with and very responsive,” Phillips said.

“Sika Sarnafil was very good about reviewing the details with us, and was very reactive both during the design and the construction stages,” Kovach said.

“I liked how there was always a Sika Sarnafil representative to take care of things right away,” added Hunter.

Kodiak Roofing also was commended for its work on this project. “Kodiak worked around a lot of obstacles and a very difficult schedule,” Hunter stated. “They did a good job for us, and we were very happy with them.”

“I was very impressed with Kodiak Roofing,” said Kovach. “They worked on 100 degree days without complaint, and showed a lot of diligence and professionalism.”

It was this dedication and attention to details that won Kodiak Roofing Third Place in Sika Sarnafil’s 2009 Contractor Project of the Year, Low Slope Category.

Finished Roof a Winner

Today the new roof on the California State Capitol is winning votes everywhere. “The roof is weathering well,” Kovach stated. “I would certainly specify the Sika Sarnafil roofing system again in the future.”

“The roof looks good and is doing well,” Hunter said. “I can see now why many consultants I work with are such big fans of Sika Sarnafil.”

Best of all, the Sika Sarnafil roof is also good for the citizens of California. “In the end the state received a new, energy-efficient, watertight roof, backed by a twenty-year warranty,” Phillips remarked. “That’s a great value at a time when value is more important than ever!”

Sika Sarnafil

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